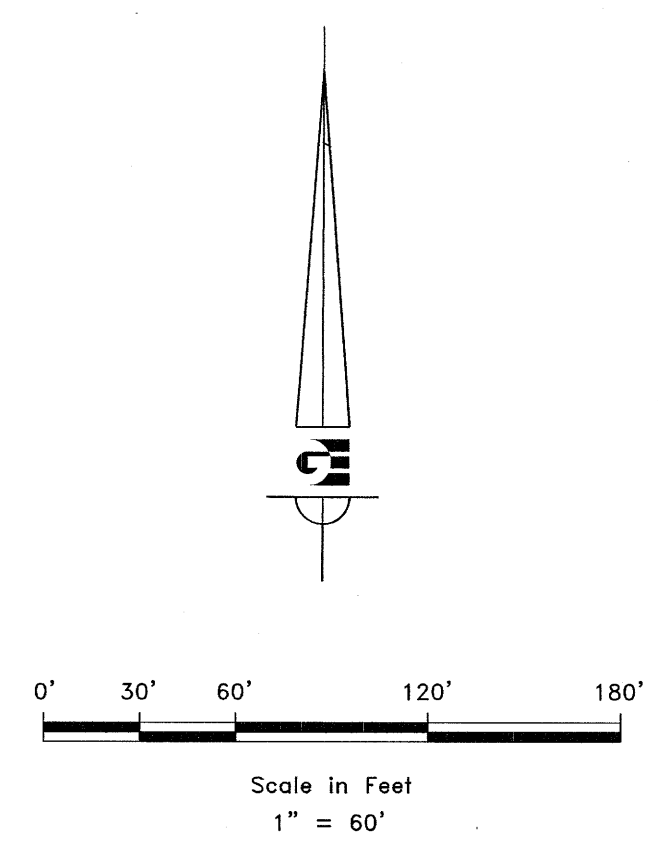
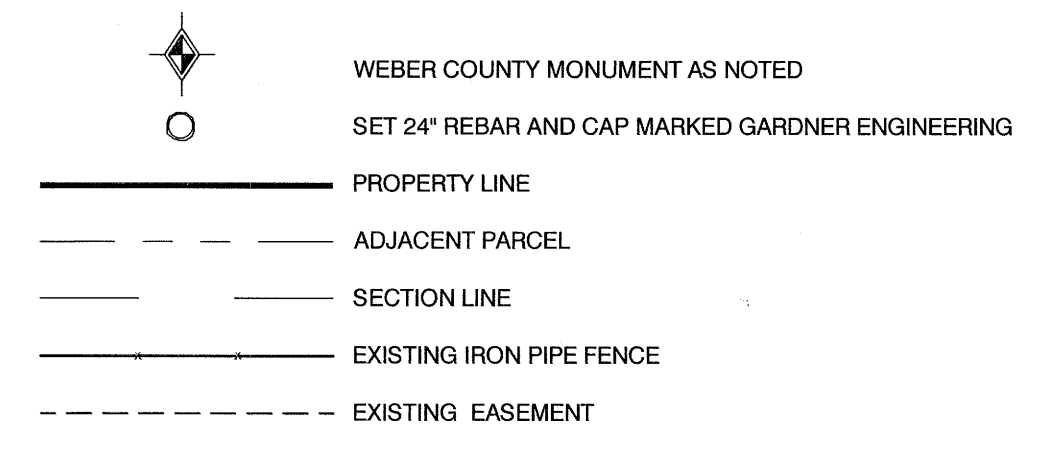


**PARCEL 110140029 AS SURVEYED
BOUNDARY DESCRIPTION**

A PART OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 6 NORTH, RANGE 1 WEST, OF THE SALT LAKE BASE AND MERIDIAN BEGINNING AT THE INTERSECTION OF THE WEST RIGHT-OF-WAY LINE OF WASHINGTON BOULEVARD AND AN EXISTING FENCE LINE BEING LOCATED SOUTH 01°10'38" WEST 1205.06 FEET ALONG THE MONUMENTED CENTERLINE OF WASHINGTON BOULEVARD AND NORTH 90°00'00" WEST 66.03 FEET FROM THE OGDEN CITY MONUMENT AT THE INTERSECTION OF 1700 NORTH AND WASHINGTON BOULEVARD; RUNNING THENCE ALONG SAID WEST RIGHT-OF-WAY LINE SOUTH 01°10'38" WEST 188.33 FEET; THENCE NORTH 89°29'35" WEST 234.02 FEET; THENCE SOUTH 01°10'38" WEST 85.01 FEET TO AN EXISTING FENCE LINE AND A LINE DESCRIBED IN BOUNDARY LINE AGREEMENT RECORDED AS ENTRY #1193099 OF THE WEBER COUNTY RECORD AND ILLUSTRATED ON WEBER COUNTY RECORD OF SURVEY #820; THENCE ALONG SAID FENCE LINE AND SAID AGREED UPON BOUNDARY LINE NORTH 89°29'35" WEST 846.58 FEET; THENCE NORTH 07°51'37" WEST 284.25 FEET TO AN EXISTING FENCE LINE AND AGREED UPON BOUNDARY LINE PER ENTRY #2860351 OF THE WEBER COUNTY RECORDS; THENCE ALONG SAID FENCE LINE AND AGREED UPON BOUNDARY LINE SOUTH 89°05'27" EAST 1125.18 FEET TO THE POINT OF BEGINNING. CONTAINING 6.562 ACRES.

NARRATIVE:

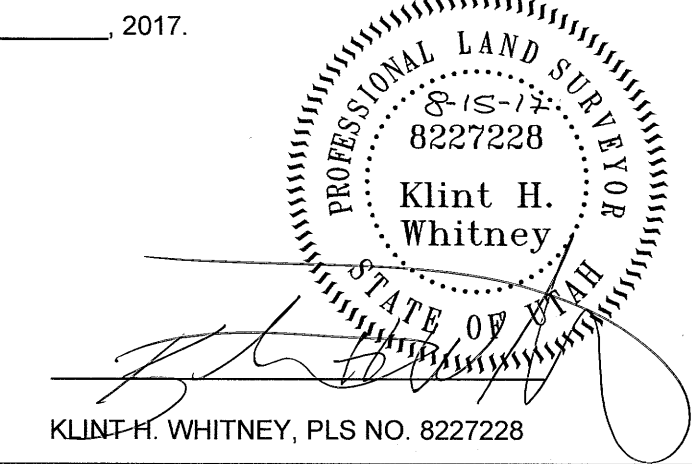
THE PURPOSE OF THIS SURVEY WAS TO DETERMINE THE BOUNDARY OF PARCEL #110140029 AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY REGENCY DEVELOPMENT. THE BASIS OF BEARING IS THE CENTERLINE OF WASHINGTON BOULEVARD BETWEEN THE MONUMENTS AT 1700 NORTH AND 1400 NORTH WHICH BEARS SOUTH 01°10'38" WEST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE SOUTH BOUNDARY LINE WAS ESTABLISHED BY WEBER COUNTY RECORD OF SURVEY #820 AND BOUNDARY LINE AGREEMENT 1193099 OF THE WEBER COUNTY RECORDS. THE NORTH BOUNDARY LINE WAS ESTABLISHED BY BOUNDARY LINE AGREEMENT #2860351 OF THE WEBER COUNTY RECORDS. THE EAST BOUNDARY LINE WAS ESTABLISHED PER U.D.O.T. RIGHT-OF-WAY. WARRANTY DEED FOR THE SUBJECT PROPERTY RECORDED AS ENTRY #2833338 ALONG WITH DEEDS OF ADJOINING PROPERTIES WERE ALSO USED IN DETERMINING THE BOUNDARY.



SURVEYOR'S CERTIFICATE

I, KLINT H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 8227228 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS RECORD OF SURVEY PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS; THAT THE REFERENCE MONUMENTS SHOWN ON THIS RECORD OF SURVEY PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS SURVEY; AND THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE HEREIN DESCRIBED TRACT OF REAL PROPERTY.

SIGNED THIS 15TH DAY OF AUGUST, 2017.



SCALE:	1"=60'
DATE:	JUNE 2017
DESIGN:	
DRAWN:	KHW
CHECKED:	KHW

REVISIONS

DATE	DESCRIPTION

RECEIVED
AUG 15 2017
BY: 5192

BOUNDARY SURVEY FOR STEPHENS THOMAS PROPERTIES, LLC
1529 NORTH WASHINGTON BLVD, HARRISVILLE, UT
LOCATED IN THE NORTHEAST QUARTER OF SECTION 5,
TOWNSHIP 6 NORTH, RANGE 1 WEST, S.L.B. AND M.

GARDNER ENGINEERING
CIVIL - LAND PLANNING
MUNICIPAL - LAND SURVEYING
5150 SOUTH 875 EAST OGDEN, UT
OFFICE: 801-476-0202 FAX: 801-476-0066

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